



Pont Street, Knightsbridge **SW1X**



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A very well laid out ground and lower ground floor duplex apartment presented in very good decorative order. The apartment comprises a spacious open plan kitchen and reception room on the ground floor. The lower ground which is access via a staircase to the rear of the apartment has a large bedroom with plenty of built in storage and a bathroom. The building further benefits from a porter.



Guide price: £1,650,000

Tenure: Available Share of freehold

Service charge: £2,439.88 per annum

Local authority: Royal Borough of Kensington & Chelsea

Council tax band: G





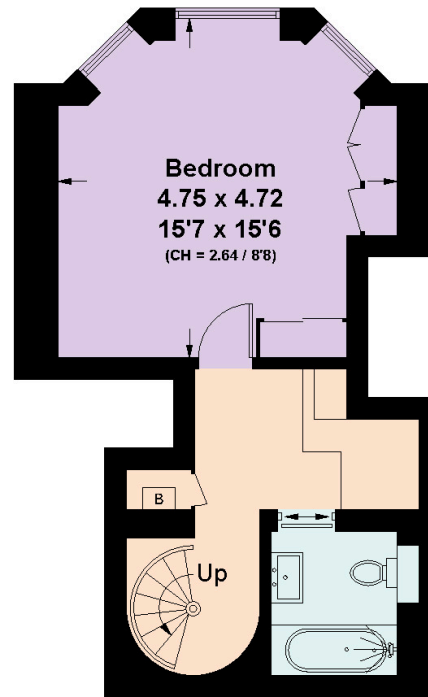
Location

Pont Street is a desirable address in the heart of Knightsbridge just 0.3 miles from Harrods and 0.1 miles from the internationally renowned boutiques of Sloane Street. The cafe society of Sloane Square and Pavilion Road, and the world famous landmarks of the Natural History and Victoria & Albert Museums are just a short walk away.

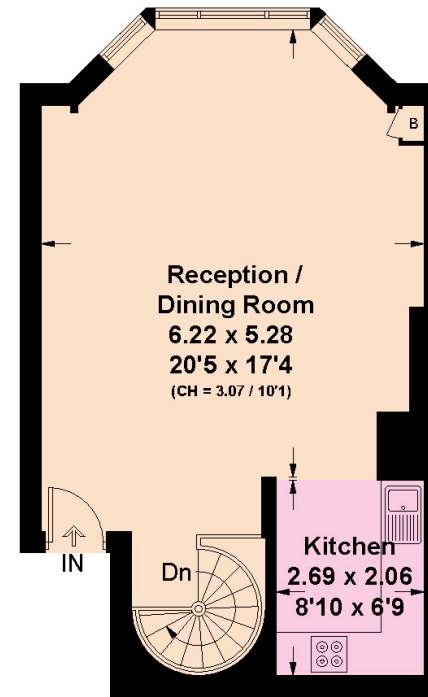


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Approximate Floor Area = 77.2 sq m / 831 sq ft
Including Limited Use Area (0.6 sq m / 6 sq ft)



Lower Ground Floor



Upper Ground Floor

Knight Frank
Knightsbridge
52-54 Sloane Avenue
London SW3 3DD

I would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated October 2022. Photographs and videos dated October 2022.

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